

MINUTES - DRAFT

City of Orange

Planning Commission

March 18, 2024

The Planning Commission of the City of Orange, California convened on March 18, 2024, at 5:30 p.m. in a Regular Meeting in the Council Chamber, 300 E. Chapman Avenue, Orange, California.

1. OPENING/CALL TO ORDER

Vice Chair Vejar called the meeting to order at 5:33 p.m.

1.1 PLEDGE OF ALLEGIANCE

Commissioner Martinez led the flag salute.

1.2 ROLL CALL

Note: Chair Vazquez joined the meeting at 5:42 p.m.

Present: Martinez, Simpson, Vejar, Maldonado, McCormack, and Vazquez

Absent: Tucker

2. PUBLIC COMMENTS

Public Speaker:

Jonathan Zimmerman spoke about R-1 residential.

3. CONSENT CALENDAR

3.1. Approval of meeting minutes of the City of Orange Planning Commission Regular Meeting held on March 4, 2024.

Item 3.1 was removed from the Consent Calendar for separate consideration by Vice Chair Vejar. The vote block on Item 4.1 was corrected.

ACTION: A motion was made by Commissioner Martinez, seconded by Commissioner Simpson to approve the minutes as amended. The motion carried by the following vote:

Ayes: Martinez, Simpson, Vejar, Maldonado, and McCormack

Noes: None

Absent: Tucker, and Vazquez

4. NEW BUSINESS

- 4.1. **Public Hearing to consider a proposal to redevelop a commercial site with 49 two-and three-story single-family small lot homes located at 901 E. Katella Avenue; and adoption of Mitigated Negative Declaration and associated Mitigation Monitoring and Reporting Program.**

(General Plan Amendment No. 0004-22, Zone Change No. 1307-22, Tentative Tract Map No. 0051-22, Major Site Plan Review No. 1111-22, Design Review No. 5092-22, Administrative Adjustment No. 0293-23, and Mitigated Negative Declaration No. 1882-22).

During the staff report presentation, City Hall experienced a power outage.

RECESS: Due to a power outage, the Planning Commission recessed at 5:46 p.m. Once the power was restored, the Planning Commission reconvened at 6:14 p.m. with all Members present.

Chair Vazquez opened the public hearing.

Public Speakers:

The following spoke on behalf of the project:

Emilie Simard, Applicant; Rick Puffer, Developer; Michael Stone, Architect; Brad Perozzi, Applicant and Tim Paone, Land Use Attorney.

The following spoke in favor of the project:

Andrew Digby and Ernie Glasgow.

The following spoke in opposition to the project:

Irene Malmgren, David Nelson, David Welch, Steve Fingal, Lily Tucker, Alfred Tucker, Sergio Sendowsky, Judy Jamal, Janet Majick, Rosalie Huynh, Jeremy Campadonia, Jenny Tom, Joe Vasquez, Joyce Hays, Stephen Reifenstein, Harper Poizer, Heath Poizer, Lilly Ruiz, Carol Fox, David Stuetzel, Katherine Gernak, and Carolyn Jones.

RECESS: The Planning Commission recessed at 8:39 p.m. and reconvened at 8:46 p.m. with all Members present.

Chair Vazquez closed the public hearing.

A motion was made by Commissioner Maldonado, seconded by Commissioner McCormack, to deny the project. The motion carried by the following vote:

Ayes: Martinez, Simpson, Maldonado, and McCormack

Noes: Vejar, and Vazquez

Absent: Tucker

5. ADJOURNMENT

There being no further business, the meeting was adjourned at 8:52 p.m.

The next Regular Planning Commission meeting will be held on April 1, 2024 at 5:30 p.m., in the Council Chamber.

Anna Pehoushek, FAICP
Assistant Community Development Director

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